



Watts Bar Reservoir Land Plan



General Information

TVA develops land plans to facilitate management of 293,000 acres of public land around its reservoirs. Plans are developed with participation by public agencies and officials, private organizations, and individuals. By providing a clear vision of how TVA will manage public land and by identifying land for specific uses, a reservoir land plan minimizes conflicting land uses and guides decisions on requests for use of public land. Land plans include an environmental review conducted in accordance with the National Environmental Policy Act (NEPA). The level of environmental review of the Watts Bar Land Plan will be an Environmental Impact Statement (EIS). TVA is updating the existing Watts Bar Land Management Plan that was completed in 1988 to reflect new suggested recommendations for managing the property for optimum public benefit. The scope of the Watts Bar Land Plan will include all of the TVA-managed land, approximately 14,000 acres, on Watts Bar Reservoir.

What is the Land Planning Process?

The reservoir land planning process is a systematic method of identifying and evaluating the most suitable use of public lands under TVA stewardship. It uses resource data, computer analysis, and public input to allocate land uses to the following land management zones:

- Project Operations
- Sensitive Resource Management
- Natural Resource Conservation
- Industrial / Commercial Development
- Developed Recreation
- Shoreline Access

How Does Reservoir Land Planning Relate to Access Rights for Private Water-use Facilities?

TVA defines access rights as property rights across TVA-owned shoreland held by some adjacent landowners. These rights provide ingress to and egress from the water and allow the landowner to request TVA permits for proposed docks and other water-use facilities. The Reservoir Land Planning Process will not change the existing access rights of adjacent property owners for the use of TVA Land.

How is the Public Involved in the Planning Process?

Early in the planning process – before any decisions are made – TVA invites comments from the public through “the public scoping process.” The purpose of public scoping is to gather information from a diversity of agencies, organizations, and individuals who are users of public land and water. This information helps the planning team identify key issues and concerns to ensure that reservoir land plans address public issues while meeting TVA’s objectives.

Agencies, organizations, and citizens are asked to provide input by attending a public open house or by sending TVA their comments. For questions regarding the environmental review, Richard L. Toennisson can be reached by calling (865) 632-8517 or by e-mail at rltoennisson@tva.gov. You may also send your written comments to TVA, NEPA Administration, 400 West Summit Hill Drive, Knoxville TN 37902. A summary and a complete draft plan will be made available at www.tva.com, at the Watts Bar-Clinch Watershed Team Office located on TVA’s Melton Hill Dam Reservation near Lenoir City, Tennessee, and at local libraries. To be placed on the TVA mailing list, call 1-800-TVA-LAND.

How Does TVA Use Public Input?

The information generated during public scoping will be compiled and analyzed. The planning team will use this input to help form reservoir land plan objectives and to guide allocations in developing a draft land plan. After public review of the draft plan and addressing public comments, a final plan will be submitted to the TVA Board for approval.



Land Use Zone Definitions



During the planning process each parcel of TVA-managed public land is proposed to be classified into one of the following seven land zones.

- **Non-TVA Shoreland (Zone 1)** – Privately owned reservoir lands or lands where TVA maintains flowage easements. This zone will not be changed through the land planning process.
- **Project Operations (Zone 2)** – Land managed for public works including navigation and power generation. Project operations lands may also provide a security buffer around TVA facilities.
- **Sensitive Resource Management (Zone 3)** – Land managed for the protection of significant cultural resources, endangered species, wetlands, and natural and scenic areas.
- **Natural Resource Conservation (Zone 4)** – Land managed for forestry, wildlife enhancement, and dispersed recreation, i.e., hiking, primitive camping, and hunting.
- **Economic Development (Zone 5)** – Land managed for commercial business, light manufacturing, and general industrial purposes.
- **Developed Recreation (Zone 6)** – Land managed to provide recreation activities requiring capital development, i.e., campgrounds, concrete boat ramps, beaches, toilet buildings, marinas, greenways, etc.
- **Shoreline Access (Zone 7)** – TVA-owned lands where approvals for shoreline alterations are considered. TVA's 1998 Shoreline Management Initiative determined the extent of shoreline access lands; therefore, this zone will not be changed through the land planning process.